

City of Deltona

DEVELOPMENT REVIEW COMMITTEE MEETING

THURSDAY, DECEMBER 5, 2013

9:00 A.M.

**2nd FLOOR CONFERENCE ROOM
2345 PROVIDENCE BOULEVARD
DELTONA, FLORIDA 32725**

AGENDA

- 1. CALL TO ORDER:**
- 2. ROLL CALL:**
- 3. APPROVAL OF MINUTES:** October 3, 2013
- 4. OLD BUSINESS:**
- 5. NEW BUSINESS/DEVELOPMENT REVIEW:**
 - A. PP13-001 Lake Gleason Reserve – Extension of the Preliminary Plat Development Order**
- 6. OTHER ISSUES:**
- 7. ADJOURNMENT:**

NOTE: If any person decides to appeal any decision made by the Development Review Committee with respect to any matter considered at this meeting or hearing, he/she will need a record of the proceedings, and for such purpose he/she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based (F.S. 286.0105).

Individuals with disabilities needing assistance to participate in any of these proceedings should contact the City Clerk at least three (3) working days in advance of the meeting date and time at (386) 878-8100.

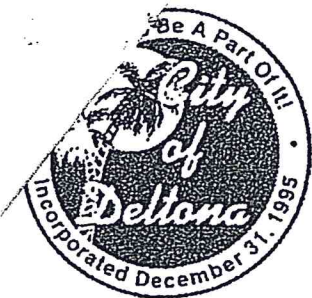
LAKE GLEASON RESERVE PROPOSED SINGLE FAMILY RESIDENTIAL SUBDIVISION

Action Item:

Request to extend the valid period (as defined in Section 74-4 (i)(1) of the Code) for the Preliminary Plat Development Order and pursuant to Section 74-4 (j) of the Code. The request shall be brought to the DRC at the December 5th meeting. The request will be for a proposed extension of the valid period for the Preliminary Plat Development Order for a period of time not to exceed 12 months and the DRC may attach such conditions as they determine appropriate.

Here is a brief project chronology:

1. A Preliminary Plat Development Order (DO) was issued on January 17, 2008, with a 24-month period to start construction that expired on January 17, 2010.
2. The applicant requested and was granted an extension on September 9, 2009, using Chapter 2009-26 of Florida SB 360 that extended the valid period of the DO to January 17, 2012.
3. The applicant requested and was granted an extension on December 7, 2011, using Chapter 2011-139 of Florida HB 7207 that extended the valid period of the DO to January 17, 2014.
4. The applicant's attorney, is requesting an additional 12-month extension pursuant to Section 74-4(j) of the City's Code, which DRC may grant up to a 12-month extension. The two previous extensions were granted through State Legislature action. The DRC has not approved an extension to-date per the Code.



City of Deltona

December 7, 2011

Ms. Kim Booker, Esq.
Booker & Associates
1019 Town Center Drive, Unit 201
Orange City, Florida 32763

Re: Lake Gleason Reserve Request for Extension of Development Order Approval

On September 9, 2009, you were granted a two-year extension on the Preliminary Plat Development Order (DO) for Lake Gleason Reserve that was in compliance with Chapter 2009-26 of Senate Bill 360 (a.k.a. the Community Renewal Act). The Preliminary Plat DO time limit was then extended from the original termination date of January 17, 2010, to January 17, 2012.

As we understand, you are now requesting to use the current legislation, which grants an additional two-year extension from the previously approved extension date under Chapter 2011-139 of House Bill 7207. Upon review of that legislation by both me and the City Attorney, please let this letter serve as notification that the requested extension has been granted. The new termination date for the Preliminary Plat DO is now January 17, 2014.

If you have any questions or need additional information, please contact me at your convenience.

Regards,

Chris Bowley, AICP
Director, Planning and Development Services

Cc: Becky Vose, Esq., City Attorney
Tom Pauls, AICP, Planning Manager
File

City of Deltona
Planning & Development Services
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**CITY OF DELTONA, FLORIDA
DEVELOPMENT REVIEW COMMITTEE MEETING
THURSDAY, OCTOBER 3, 2013**

A Regular Meeting of the Deltona Development Review Committee was held on Thursday, October 3, in the 2nd Floor Conference Room, 2345 Providence Boulevard, Deltona, Florida.

1. CALL TO ORDER:

The meeting was called to order at 9:00 a.m. by Tom Pauls.

2. DRC COMMITTEE:

Chairman	Chris Bowley	Present
Member	Gerald Chancellor	Present
Member	Leigh Grosvenor	Present

Also present: Planning & Development Services Planning Manager Tom Pauls; Building and Enforcement Services Director Dale Baker; Phyllis Wallace Project Administrator (Construction); Chris Collier Project Administrator (Environmental); Sergeant Pat Leahy and Administrative Assistant II Traci Houchin.

Representative present: Tad Kazbeer of DR Horton.

3. Minutes:

1. Meeting – April 18, 2013.

Motion by Chairman Bowley, seconded by Member Grosvenor, to adopt the minutes of the Development Review Committee Meeting of April 18, 2013, as presented.

Motion carried with members voting as follows: Member Grosvenor, for; Member Chancellor, for; and Chairman Bowley, for.

4. OLD BUSINESS: None

5. NEW BUSINESS/DEVELOPMENT REVIEW:

A. FP13-001 Final Plat Application for Live Oak Estates.

Mr. Pauls said that the DRC has reviewed the Live Oak Estates Final Plat application and other than a few typographical errors, the DRC had no comments.

Planning and Development Services

Mr. Pauls then reviewed each item with the applicant.

Fire Safety

Member Grosvenor had no comments.

Public Works – Engineering and Environmental

Member Chancellor had no comments. However, he did suggest that the developer contact Jeff Elder to discuss the water and sewer connections if need be.

Motion by Chairman Bowley, seconded by Member Grosvenor, to approve FP13-001 Final Plat Application for Live Oak Estates.

Motion carried with members voting as follows: Member Grosvenor, for; Member Chancellor, for; and Chairman Bowley, for.

6. OTHER ISSUES: None

7. ADJOURNMENT:

There being no further business, the meeting adjourned at 9:10 a.m.

ATTEST:

Chris Bowley, AICP, CHAIRMAN

Traci Houchin, RECORDING SECRETARY